



Connells

Fearnley Court Cricketers Green
Torquay

Fearnley Court Cricketers Green Torquay TQ2 7PJ

for sale
£170,000



Property Description

Situated in a popular residential location, this beautifully presented two-bedroom upper floor apartment offers modern accommodation throughout, together with allocated parking, attractive communal grounds, and far-reaching open views.

The property is accessed via a communal entrance and comprises a welcoming hallway, a spacious dual-aspect lounge/dining room enjoying pleasant open outlooks, a modern fitted kitchen with a range of contemporary units and work surfaces, two well-proportioned bedrooms, and a stylish family bathroom.

The apartment has been thoughtfully updated and maintained, creating a light and airy home ready for immediate occupation. The generous living accommodation extends to approximately 634 sq. ft. and benefits from large windows that maximise the natural light and take advantage of the surrounding views.

Externally, residents enjoy well-kept communal gardens and the convenience of an allocated parking space. Cricketers Green is ideally positioned for access to local amenities, public transport links, schools, and Torquay's town centre and seafront.

This impressive apartment would make an ideal first-time purchase, buy-to-let investment, or low-maintenance home for those looking to downsize, and an internal viewing is highly recommended.

Entrance Hall

Welcoming entrance hall with access to all principal rooms, storage cupboard and airing cupboard.

Lounge/Dining Room

A bright and spacious reception room with dual aspect windows providing plenty of natural light and attractive open views. Ample space for both lounge and dining furniture.

Kitchen

Modern fitted kitchen comprising a range of wall and base units with work surfaces over, inset sink and drainer, integrated cooking facilities and space for further appliances.

Bedroom One

A generous double bedroom with ample space for wardrobes and additional bedroom furnishings.

Bedroom Two

A well-proportioned second bedroom, ideal as a guest room, home office or nursery.

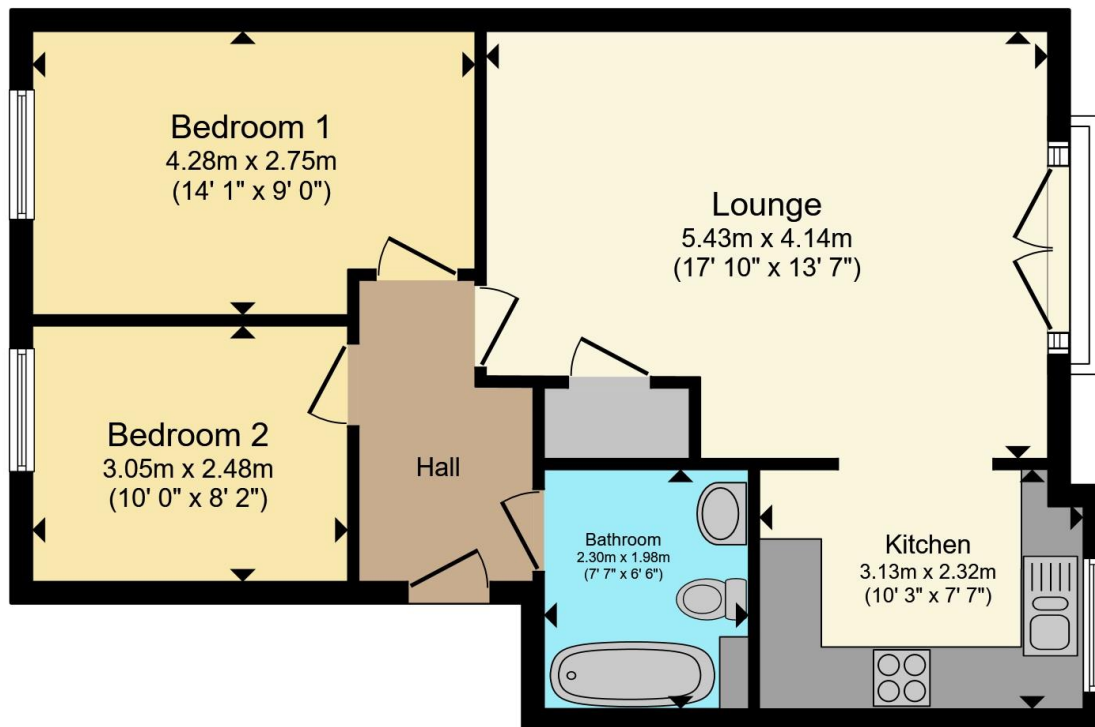
Bathroom

Modern suite comprising panelled bath with shower over, wash hand basin and WC, complemented by contemporary fittings.

Outside

The property benefits from an allocated parking space and enjoys access to attractive communal grounds. The elevated position also affords pleasant open views across the surrounding area.





Total floor area 58.9 m² (634 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

T 01803 213 641
E torquay@connells.co.uk

115 Union Street
TORQUAY TQ1 3DW

EPC Rating: C

Council Tax
Band: B

Service Charge:
1800.00

Ground Rent:
Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/TQY315241

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Apr 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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